
Narrative Information Sheet

1. Applicant Identification: Lead Applicant
Development Authority of DeKalb County dba Decide DeKalb Development Authority
One West Court Square, Suite 460
Decatur, Georgia 30030
2. Funding Requested
 - a. Assessment Grant Type: Coalition
 - b. Federal Funds Requested:
 - i. \$600,000
 - ii. Not applicable
3. Location: DeKalb County, Georgia
4. Property Information for Site-Specific Proposals: Not applicable
5. Contacts:

Project Director: Jen Hagler, Redevelopment and Strategic Initiative Manager
One West Court Square, Suite 460
Decatur, Georgia 30030
jhagler@decidedekalb.com
+1 404 687 2735

Chief Executive/Highest Ranking Elected Official: Dorian DeBarr, Interim President
One West Court Square, Suite 460
Decatur, Georgia 30030
ddebarr@decidedekalb.com
+1 404 687 2730
6. Population
 - DeKalb County - 759,297
 - Avondale Estates - 3,170
 - Chamblee - 30,307
 - Tucker - 36,395

7. Other Factors Checklist: Please identify which of the below items apply to your community/proposed project. If none of the Other Factors are applicable to your community/proposed project, please provide a statement to that effect

| Other Factors | Page # |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|
| Community population is 10,000 or less. | |
| The applicant is, or will assist, a federally recognized Indian tribe or United States territory. | |
| The priority brownfield site(s) is impacted by mine-scarred land. | |
| The priority site(s) is adjacent to a body of water (i.e., the border of the priority site(s) is contiguous or partially contiguous to the body of water, or would be contiguous or partially contiguous with a body of water but for a street, road, or other public thoroughfare separating them). | |
| The priority site(s) is in a federally designated flood plain. | |
| The redevelopment of the priority site(s) will facilitate renewable energy from wind, solar, or geothermal energy; or any energy efficiency improvement projects. | |
| 30% or more of the overall project budget will be spent on eligible reuse planning activities for priority brownfield site(s) within the target area. | 8, 9 |

8. State Environmental Agency acknowledgement letter: See following page

Richard E. Dunn, Director

Land Protection Branch
2 Martin Luther King, Jr. Drive
Suite 1054, East Tower
Atlanta, Georgia 30334
404-657-8600

October 2, 2020

VIA ELECTRONIC Mail jhagler@decidedekalb.com

Ms. Jen Hagler
Project Manager
Decide DeKalb Development Author
1 West Court Square, Suite 460,
Decatur, Georgia 30030

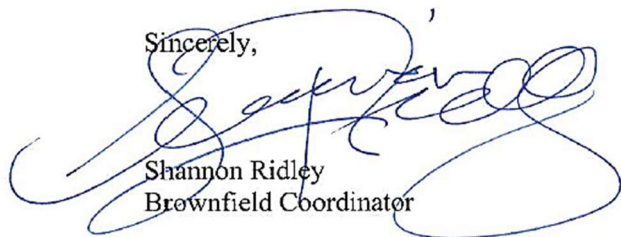
RE: State Acknowledgement Letter – Brownfield Community -Wide Assessment Grant Application
Decide DeKalb Development Authority

Dear Ms. Hagler:

This letter serves as acknowledgement from the Georgia Environmental Protection Division (“GA EPD”) that the Decide DeKalb Development Authority will be submitting an application to the U.S. Environmental Protection Agency (“EPA”) for funding assistance under the Federal Community-Wide Assessment Grant Program to conduct assessment activities. GA EPD understands that the Authority, on behalf of its coalition members, is applying for \$600,000 to be used for both hazardous substances and petroleum contamination within the communities of its coalition partners: Avondale Estates, Chamblee, Tucker, and DeKalb County.

GA EPD would like to take this opportunity to encourage EPA’s positive decision in making a grant award to the Authority for such assessment. A successful award would greatly assist this community in its redevelopment efforts. Thank you for your consideration.

Sincerely,



Shannon Ridley
Brownfield Coordinator

1. PROJECT AREA DESCRIPTION AND PLANS FOR REVITALIZATION

1a. Target Area and Brownfields

1.a.i Background and Description of Target Area: **DeKalb County is Georgia's fourth-most populous county** located adjacent to, and containing a small portion of, the City of Atlanta. DeKalb County transitioned from a rural farming community to a post-WWII, predominantly white Atlanta suburb, and is now a largely underserved **majority Black urban county**. The county also has the highest concentrations of Hispanics and Asians in the state and is one of the largest refugee resettlement locations in the country. DeKalb is truly a melting pot with **more than 60 languages spoken within its boundaries**.

Industry within the county has seen several significant transition periods. Farming, dairy, cotton mills, and grain mills were the chief industries in the early days of DeKalb. Development in the early years focused along its rivers and railroads, which provided the area excellent access to major cities, Atlanta and Augusta. Following WWI through the 1970s, the county transitioned to a more urban/industrial economy. Growth in Atlanta spread with the addition of the interstate system and mass transit. Major rail corridors (Norfolk Southern and CSX), which bisect the county, provided the rail infrastructure to develop the Atlanta area's train system, Metropolitan Atlanta Rapid Transit Authority (MARTA). DeKalb became one of only two counties to approve MARTA in the 1970s. The interstate system was under rapid expansion, with Interstates I-20, I-85, I-285, and I-675 now crisscrossing the county, facilitating significant transportation/warehouse activities. During this period, pockets of DeKalb were suburbanized, leading to increases in home ownership, income, education level, and jobs. The county thrived.

As Atlanta expanded, DeKalb underwent another change: industrialization and urbanization. Right-of-way acquisitions necessitated by massive highway construction obsoleted neighborhoods, decimating their value, and tearing apart the cultural fabric of the county and its communities. Those with means left the communities to pursue a more promising future in newer northern suburbs. Shifts in the economy (e.g., outsourcing overseas) resulted in significant loss of working-class manufacturing jobs. Total industrial employment shrank from almost 62,000 in 2009 to slightly over 53,000 in 2014 (a 14% decrease) during a period when industrial employment grew across the nation (*DeKalb County Industrial Land & Economy Study*, 2016), and industrial employment opportunities continued to shrink to 46,000 in 2018. Shells of industries lost and commercial enterprises abandoned in the economic shift litter the landscape. **The coalition partner communities, as well as unincorporated DeKalb County, are struggling to overcome decades of economic and environmental impacts from these shuttered industries.**

Decide DeKalb, the designated economic development agency for DeKalb County, is the lead applicant. Decide DeKalb focuses on restoring communities negatively impacted by brownfields with the goal of promoting sustainable redevelopment. **Priority target areas and partners for this grant are as follows:**

(1) Avondale Estates and the Memorial Drive corridor: The Memorial Drive corridor begins in Avondale Estates and runs for eight miles through parts of unincorporated DeKalb. This corridor was once a major thoroughfare into Atlanta with significant industrial and commercial businesses, but with the development of MARTA and I-20/I-285, the corridor experienced an overall decrease in industry; yet, environmentally impaired properties have increased. The corridor crosses several **federal Qualified Opportunity Zones (QOZs)**. Improvements in walkability and augmented connectivity to the Avondale Estates MARTA station is critical for safety in this community and in the corridor.

(2) Chamblee: Multiple sites along Chamblee Tucker Road (**also with in QOZ**) connect pedestrians from low-income housing to the Chamblee MARTA station. This target area, a former WWII Navy flight training center, supports struggling industry associated with the nearby DeKalb-Peachtree Airport (PDK). Like Avondale Estates, Chamblee has a significant amount of pedestrian traffic with

limited sidewalks. Improvements in walkability and connectivity to the Chamblee MARTA station will improve safety and opportunity for job growth.

(3) Tucker: Multiple sites need to be assessed in downtown Tucker and throughout the city, including an industrial area also within a **QOZ**. Like most industrial areas, legacy contamination issues from previous uses including chemical processing and metal manufacturing may be present. The downtown Tucker sites are located next to a railroad and connect to a MARTA bus stop, where limited sidewalks and pedestrian accessibility severely limit safe transportation options for the city's lower-income workers.

The work funded by this grant project will restore vitality to the target communities through funded environmental assessment and focused cleanup and reuse planning efforts. As noted below, coalition members have developed a collective focus by selecting priority areas/sites that will yield synergistic local and regional improvements. Blight eradication and focused, purposeful planning efforts will eventually lead to county-wide reuse and redevelopment efforts that will ultimately yield improved connectivity and job opportunities.

1.a.ii. Description of the Priority Brownfields Sites: The current blighted state of each target property, together with perceived environmental status each site, has prevented interest in reuse. Priority sites were selected based on their current status, community need, and overall redevelopment potential.

(1) Avondale Estates and unincorporated DeKalb County:

Site No. 1: Hunt's Wrecker Service and Franklin Street Auto Repair – This site consists of four parcels: Hunt's Wrecker Service (154 Olive Street) and a vacant auto repair facility in downtown Avondale Estates (2804, 2816, and 2820 Franklin Street). The 1.96-acre assemblage was formerly utilized as Mann Mechanical Heating and Air for over 40 years until the business and dozens of jobs moved out of DeKalb, only to be redeveloped as an auto repair and wrecker car lot. Currently the property supports a vacant auto repair and a wrecker car lot with dozens of unattended, damaged, and unusable vehicles. The site's historic uses have the potential for solvents and metals to be present throughout the site's surface and subsurface. The assemblage's vacant, blighted status near the center of Avondale Estates, and adjacent to the Avondale Estates MARTA station, presents a poor image of the community to residents and visitors. The current Avondale Estates Downtown Analysis Plan incorporates these properties into a mixed-use development and trail system that will link downtown Avondale Estates with its MARTA station, thereby providing safe access to transit, jobs, and other amenities.

Site No. 2: Vacant Gas Station – A vacant, blighted gas station is located at the corner of Memorial Drive and I-285, adjacent to Avondale Estates in unincorporated DeKalb County. Located at 4545 Memorial Drive, this 0.87-acre parcel supported a gas station from the 1980s to 2000. Given its history and the presence of the gas station's underground storage tanks (USTs), there is significant potential for petroleum impacts to soil and groundwater. As the focal point of DeKalb County's Memorial Drive Revitalization Corridor Plan to provide transit-oriented and pedestrian-friendly access along the eight-mile corridor to encourage sustainable economic growth. This abandoned gas station is proposed to be redeveloped into a park with nearby access to the Kensington MARTA station and a pedestrian buffer zone between the six-lane traffic and sidewalks. Such improvements will provide improved access to public transit for local residences to access jobs, healthcare, and healthy food alternatives.

Site No. 3: Former Ford Dealership – This vacant auto sales and repair facility is located near the end of the Memorial Drive corridor in a **QOZ** in unincorporated DeKalb County. Located at 6121 Memorial Drive, this 3-acre parcel operated as a Ford dealership auto repair center from 1976 to 2015. As such, impacts from solvents, metals, and petroleum products are likely present. Once environmental impacts are quantified and addressed, the advantages of this site to the Memorial Drive Corridor Plan are vast - the connectivity of open space and a nearby apartment complex compound the potential benefits of this vacant building's transformation into a warehouse, office space, micro-brewery, or leisure/recreational space which is currently lacking.

(2) **Chamblee: Site No. 4: Chamblee Tucker Road/Buford Highway Assemblage** – This Chamblee assemblage is in a **QOZ** and consists of seven vacant parcels in the intersection of Chamblee Tucker Road and Buford Highway. The property sits on one of the most busy and dangerous roads in Georgia, with pedestrian and motor vehicle accident rates occurring at three times the national average. The assemblage, located at 4850-4888 Buford Highway and 2431-2443 Chamblee Tucker Road, was historically barracks for a WWII Navy flight training center, then it was developed as an office complex, which was razed in 2009. The site is adjacent to a gas station and an auto repair shop, where releases of solvents, metals, and petroleum have occurred. Actions funded by the grant will serve to quantify the impact and allow the City of Chamblee to develop concept level reuse plans that can be used to market the site to preferred developers.

(3) **Tucker: Site No. 5: Former Salvage Yard** – This site is a former salvage yard adjacent to a railroad track. Located at 2268 Township Lane, this 1.63-acre parcel supports a former auto repair and salvage yard facility and represents a severe blighting force on downtown Tucker. Potential contaminants include petroleum and volatile compounds, as well as creosote and metals from the adjacent railroad. One potential reuse is zoning for light industrial.

1.b. Revitalization of the Target Area

1.b.i Reuse Strategy and Alignment with Revitalization Plans: This coalition assessment project is integral to the successful implementation of the *DeKalb County Comprehensive Plan* (Updated 2020), which specifies that the County's brownfields be systematically identified, assessed, remediated, and adaptively reused/redeveloped for the benefit of the community, particularly those most in need. DeKalb County land development strategies focus on **removing blight, redeveloping brownfields and under-utilized properties, reducing crime rates and code enforcement actions, and building internal capacity to effectively stabilize and improve neighborhoods**. This plan outlines the specific goals for the creation of walkable and pedestrian/biking areas through a series of linked trails between parks, greenspaces, and transit. DeKalb County's focus on the Memorial Drive target area is further outlined in the *Memorial Drive Revitalization Corridor Plan* (2019), which focuses on the eight-mile corridor extending from Avondale Estates through unincorporated DeKalb. This plan highlights the potential redevelopment strategy along the corridor that will benefit low-income areas and provide much needed jobs. Through community outreach and surveys, the plan states that up to 60% of the corridor's community rely on walking, biking, or public transit to commute to work, which shows there is a significant need to create walkable and safe pedestrian areas along the heavily trafficked corridor. In addition to the County's plans, the coalition partners have specific revitalization plans for the target areas listed, with a specific focus on walkability, connectivity, and pedestrian safety. For example, Chamblee's *Strategic Economic Development Plan* (2017) highlights Buford Highway as a key pedestrian safety issue; Tucker's *Downtown Master Plan* (2020) outlines a downtown trail plan that connects through Site No. 5; and the Avondale Estates Downtown Analysis provides sidewalks and connectivity to the Avondale Estates MARTA station via Site No. 4.

1.b.ii. Outcomes and Benefits of Reuse Strategy: The outcomes and benefits of this project will satisfy the goals and objectives of the DeKalb County Comprehensive Plan and will benefit the entire county. As outlined in Section 1.b.i, the assessment of the target areas in Chamblee and Avondale Estates will allow the sites to be converted to mixed-use redevelopment with accessibility to MARTA stations, providing much needed jobs and walkability. Assessment and the eventual cleanup of the Memorial Drive corridor sites will satisfy the goals and objectives of the Memorial Drive Revitalization Corridor Plan, including the development of a MARTA bus express commuter park, providing public transit for local residences, and allowing access to jobs, healthcare and healthy food alternatives. Thus, this project will help facilitate the reuse of the priority sites, spurring economic growth within, and adjacent to, DeKalb County's qualified federal opportunity zones. Decide DeKalb estimates that the redevelopment of the priority sites will generate an investment of no less than \$125 million and create a minimum of 200 jobs based on acreage and intended redevelopment concepts.

FY2021 EPA Brownfields Coalition Assessment Grant

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With over 50% of target-area residents expected to use these improved means of transportation and walkability, the improvements in safety and reductions in traffic are invaluable. Again, Sites No. 3 and 4 are located within a **federally qualified opportunity zone**.

1.c. Strategy for Leveraging Resources

1.c.i. Resources Needed for Site Reuse: Decide DeKalb has assembled a complement of leveraged resources and community support that are integral to the success of this project. This proposed project provides focus and direction to redevelopment efforts, allowing sites to navigate through the multi-step process of renewal (assessment, planning, remediation, and development). DeKalb County will utilize Georgia Department of Transportation (GDOT) funds to rebuild the Memorial Drive and I-285 interchange, as well as develop a multiuse trail around the Kensington MARTA Station which connects to target Site No. 2. Chamblee will employ SPLOST tax funds for road improvements and a \$660,000 Livable Centers Initiative (LCI) grant for pedestrian trails to the Chamblee MARTA Station. The sites in Avondale Estates are located within the Tax Allocation District (TAD) for the Central Business District, and the proposed street and pedestrian connections plus pocket parks are public amenities eligible for TAD funding. Tucker has dedicated \$100,000 for safety improvements at pedestrian crossings in its target area.

These efforts will emphasize collaboration between community stakeholders, tax, and other financial incentives for investors and marketing strategies to bring in enhanced community services and job creation to boost the quality of life for those living within the target area. The Coalition will capitalize on the success and investment of each site redeveloped in carefully selected nodes, encouraging the multiplying effect frequently seen in successful redevelopment areas. The likelihood of success of these plans is greatly benefited by the creation of the QOZ distinction in the target areas, which will aid efforts to attract appropriate developers to invest in the designated areas.

1.c.ii Use of Existing Infrastructure: The dense, compact development envisioned for the priority areas will take advantage of infrastructure that already exists, including municipal roads, water, and sewer consistent with Coalition member/county planning goals and smart growth policies. Fiber optic telecommunications are also in place and can accommodate tech-based needs. As former manufacturing and commercial sites, the existing infrastructure has adequate spare capacity for continued and expanded operations. Further, reuse and redevelopment within the target areas will assuage the municipal burdens to maintain underused infrastructure. Increased tax base and service fees will fund future infrastructure upgrades and the construction of sidewalks and other connectivity-related amenities.

2. COMMUNITY NEED AND COMMUNITY ENGAGEMENT

2.a. Community Need

2.a.i The Community's Need for Funding: Considering the sizeable loss of industrial employment opportunities and sales tax revenue in the county, grant funding is needed to facilitate the reuse of priority and other sites, and to reverse the stated socioeconomic and environmental trends by revitalizing the target communities. Without grant funding, especially during the COVID-19 pandemic, the priority sites would remain dormant and redevelopment would either be delayed by several years or not happen at all because of the lack of public funds. Employment growth amounted just over 1%, about 2,800 jobs, falling short of metro Atlanta's 5% overall employment growth. In the same five-year period, DeKalb County's working age population (adults 18-64 years) grew by only 2.5%. This disparity between employment and workforce growth will have resulted in higher unemployment and/or lower labor force participation rates (*DeKalb County Industrial Land & Economy Study (DCILES)*, 2016).

In Chamblee, 25.8% of residents live below the poverty level (US Census, 2018 5-year estimates) and home ownership rates decreased from 36.7% in 2015 to 36.2% in 2016 within the target area (*DCILES*, 2016). In DeKalb County and Avondale Estates along the Memorial Drive corridor, there is a noticeable lack of financial security: 64% of households are renters, compared to 39% in metro Atlanta (US Census, 2018 5-year estimates); median household incomes are 40% lower than the

county; and 47% of households along the corridor spend more than 30% of their income on housing, compared to 34% of metro Atlanta residents who spend more than 30% of their income on housing. The absence of home ownership and the presence of low income has also led to a decrease in tax revenues, impeding the coalition's ability to fund brownfield redevelopment. The restricted funds from the communities is why Decide DeKalb is the lead applicant.

2.a.ii. Threats to Sensitive Populations:

(1) Health or Welfare of Sensitive Populations: **DeKalb County has a majority-minority population** (65% minority) with 53% of its citizens identifying as Black. Further, the county has the highest concentrations of Hispanics and Asians in Georgia and is **one of the largest refugee resettlement locations in the country** with 15.9% of DeKalb County's residents born outside the US. DeKalb's large minority population has been hardest hit by its status as a COVID-19 hot spot. According to the DeKalb County Board of Health (dekalbhealth.net), as of 18 October 2020, DeKalb reported more than 20,500 cases of COVID-19 and nearly 400 deaths; of the total cases, 53.2% are female and 44.5% are Black; nearly 58% of COVID-19 related deaths impact the Black community; and the majority of these deaths are in the 60-90 age range. Not only has COVID-19 impacted the health and general safety of these impacted populations, but it has also affected their ability to provide for their families. The unemployment rate in DeKalb County skyrocketed from 3.4% in January 2020 to 13.3% in April and settled at 10% in July. Even though the unemployment rate in DeKalb County decreased, it did not match the State's July rate of 7.6% (Georgia Department of Labor). DeKalb County residents also suffer from a high rate of poverty. Of the single female-headed households with children under the age of five, two of the most vulnerable and **sensitive populations** (young children and women of child-bearing years) and those most likely to live in low-income areas, 24.7% of female-headed households in DeKalb County live at, or below, the poverty level (US Census, 2018 5-year estimates).

DeKalb County's 2016 *Industrial Land & Economy Study* identifies two main challenges to revitalizing the county's industrial economy: crime in the surrounding areas and an under educated workforce. Crime is concentrated in the vicinity of DeKalb's vacant industrial sites and blighted properties. Better lighting, more foot traffic, and cameras have helped, but more measures are needed to reduce crime, which requires more funding. DeKalb County has a violent crime index rating of 29.4 compared to the US average of 22.7, and a property crime rate of 66.1 compared to the US average of 35.4, with 1.0 being the least crime (bestplaces.net). Homicide is also the largest contributor of years of potential life lost in DeKalb, particularly effecting Black males between ages of 20 and 40 (oasis.state.ga.us).

Recruiting industry to DeKalb is difficult because its workforce does not have the necessary skills for high-value production work. This problem is exacerbated by the poor reputation of the public-school system. Half the DeKalb County public school students meet college and career readiness standards compared to 57.1% of students in Georgia (highschool.achieve.org). DeKalb County high schools were assigned a 2019 College and Career Ready Performance Index (CCRPI) score of 70.8 and ranked 132 out of 159 Georgia counties (ccrpi.gadoe.org). Without significant funding and support achieved through the revitalization of a county's economy as a whole, DeKalb County public school students are at a disadvantage: 30.1% families receive SNAP benefits, 74% are from minority households, and 19% are English-language learners (nces.ed.gov). By encouraging the reuse of the priority properties, this project will aid to identify and mitigate potential environmental exposure, reduce blight and vacancy, help improve property values, crime rates, walkability/connectivity to public transportation, and improve the health, education and wellness of an underserved community.

(2) Greater Than Normal Incidence of Disease and Adverse Health Conditions: Compounding the health concerns confronting DeKalb residents is the lack of available medical and dental care. Coalition priority sites are located in areas designated as **Medically Underserved Areas (MUAs)** as defined by the US Department of Health and Human Services (DOH), and 15.3% of DeKalb residents lack health insurance, compared to the national average of 9.9%. MUAs suffer from a shortage of

physician accessibility, health statistics, and sensitive population totals. Georgia ranks eighth in population, but forty-second for the number of primary care physicians, and forty-sixth for the number of dental health and mental health providers per 100,000 population (*2018 America's Health Rankings*). Five of the top 15 causes of death according to the age-adjusted death rate for DeKalb County (2015-2019) are related to the effects of the target site contaminants and listed in this table (oasis.state.ga.us):

Ranked Causes, Age-Adjusted Death Rate, DeKalb County, 2015 – 2019

| State Rank | Cause of Death | Death Rate |
|------------------|---------------------------------------------|------------|
| 1 st | Malignant Neoplasms | 139.0 |
| 2 nd | Diseases of Heart | 129.4 |
| 6 th | Chronic Lower Respiratory Diseases | 24.7 |
| 9 th | Hypertension and Hypertensive Renal Disease | 17.0 |
| 15 th | Chronic Liver Disease or Cirrhosis | 5.7 |

Without adequate access to medical care, DeKalb residents are particularly susceptible to negative effects that can result from exposure to hazardous substances and conditions associated with brownfields that exist in the target areas. Suspected contaminants on the priority sites include the following: **Lead:** Low levels of lead in the blood of children can result in permanent damage to the brain and nervous system, behavior and learning problems, and anemia. Pregnant women are highly vulnerable to lead exposure, which can result in serious effects on the developing fetus (toxtown.nlm.nih.gov). **Asbestos:** Asbestos can cause asbestosis, a scarring in the lungs caused by breathing asbestos fibers; mesothelioma, a rare cancer of the membrane that covers the lungs; and lung cancer (atsdr.cdc.gov). **PFAS:** Increased cholesterol levels contributes to heart disease and increases the risk of cancer (atsdr.cdc.gov). **Heavy metals:** Deteriorating eye health, poor kidney function, anxiety, and depression (thorne.com). **Petroleum:** Breathing petroleum vapors can cause nervous system effects (such as headache, nausea, and dizziness) and respiratory irritation. Chronic exposure to petroleum products may affect the nervous system, blood, and kidneys. Gasoline contains small amounts of benzene, a known human carcinogen (atsdr.cdc.gov). Target sites have the potential to support heavy metals and petroleum in the soil and groundwater, PFAS in groundwater, and asbestos and/or lead-based paint within vacant buildings.

Exposure to airborne particulates, such as wind-blown contaminated soils and asbestos, may contribute to and/or complicate asthma and other respiratory diseases in the target community. DeKalb County ranked the fifth highest in asbestos-related deaths in Georgia from 1999 to 2017 (asbestosnation.org), and currently has a cancer prevalence per 100 thousand of 447.1 and a heart disease prevalence among 22% of Medicare beneficiaries (usnews.com). Five of the top fifteen causes of death according to the age-adjusted death rate for DeKalb County, 2015-2019, are related to the effects of the contaminants found in the target sites (oasis.state.ga.us).

Another health variable for a DeKalb resident is the commute time: the average commute time for a DeKalb resident is 30 minutes; the national average is 25.7 minutes. According to a 2012 *American Journal of Preventative Medicine* study, longer commute times have a significant impact on a person's health: hypertension, higher BMI, and a larger waist size. Those who commute more than 15 miles to work are also less likely to participate in the recommended amount of vigorous physical activity. While driving weighs on DeKalb residents physically, the roads have also become more dangerous. Traffic fatalities in DeKalb increased from 55 in 2014 to 108 in 2018 (gahighwaysafety.org). The assessment, and eventual remediation and redevelopment, of target properties will reduce community exposure and risk from suspected contaminants and help lower the incidence of cancers, cancer mortality rates, premature deaths, infant mortality, low birth weights, and complications from asthma in the target areas.

(3) Disproportionately Impacted Populations: Characterized by higher rates of minority populations, families with young children, and low-income populations, the target communities have historically been a mix of industry and working-class neighborhoods located near each other. Residents have long

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shared the burden of negative environmental consequences of manufacturing plants, railroad operations, and disinvestment in their neighborhoods, and now they are sharing the negative effects of COVID-19 as noted in section 2.a.ii (1). The loss of manufacturing and subsequent brownfield sites left behind to turn to blight in the community have led to lower household incomes, lower median home values, and higher rates of living below the poverty threshold, which in effect, caused the deterioration of the community as a whole and left them without resources to protect and provide for themselves and their families in the midst of the pandemic. The brownfield sites have also created a greater risk of exposure to the contaminants, suspected or identified, at the priority sites through contaminated storm water site runoff and wind-blown or groundwater migration of contaminants. Site assessments and cleanup planning under this project will identify potential contaminants, migration pathways, and containment measures to help prevent off-site transport and exposure to contaminants. Encouraging the reuse of the sites, as outlined in our comprehensive plan, will attract new commercial and residential developments that will create local jobs, new diverse housing opportunities, and healthier communities by drawing much needed qualified medical professions to a revitalizing economy.

2.b. Community Engagement**2.b.i. Project Partners and ii. Project Partner Roles:**

| Name of organization /entity/group | Point of contact (name, phone, and email) | Specific involvement in project or assistance provided |
|-------------------------------------------------|---------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------|
| Avondale Estates Business Association | Fisher Paty, 404 964 7202, fpaty@oakrep.com | Conduct community outreach and education related to brownfields issues |
| Tucker-Northlake Community Improvement District | Matthew Lee, 678 939 8947, mlee@tuckernorthlake.com | Public outreach; serve on Advisory board; educate community about brownfield issues |
| Keep Chamblee Beautiful | Lori Conway, 770 451 8337, loriconway@gmail.com | Educate the community about brownfields; market public input sessions and project updates; provide input on brownfields to the community |
| University of Georgia Extension, DeKalb County | Yanyu Chen, 404 298 4084, yanyu.chen@uga.edu | Public outreach and education related to brownfield issues. |

2.b.ii. Incorporating Community Input: The Coalition recognizes the important role of community engagement in a project's success as seen in the recent public involvement efforts surrounding the Decide DeKalb EPA RLF grant. To guide the RLF, a brownfields advisory board was formed with representatives from the community partners listed above and other community stakeholders. This advisory board will be expanded to include key members from the coalition partners (DeKalb County, Chamblee, Tucker, and Avondale Estates) and project partners, as well as other interested parties and communities within DeKalb County. This advisory board will meet with the project team at least quarterly to review project progress, make adjustments as needed, and provide feedback to and from the community at large, particularly residents of the target areas. The project team will carefully consider and respond to any community concerns raised or through other community outreach and input. Additional public engagement activities will occur quarterly or at other appropriate times in the project. Virtual platforms will be considered to engage members of the community to provide safe meeting space due to COVID-19. Public participation to involve and inform the impacted communities through a variety of forums including public meetings, newsletters, project webpage on Decide DeKalb's website, social media outlets, and awareness activities at public events is critical. As DeKalb County supports over 60 languages with 19% of its population identified as English learners, community outreach and meetings will include translation services and closed captions and/or sign language for handicapped participants. For this project, the communications plan will include both formal and informal communication strategies. The purpose of this will be not only to share information, but more importantly to collect feedback and solicit opinions on site selection, community needs, and potential redevelopment concepts.

3. TASK DESCRIPTIONS, COST ESTIMATES, AND MEASURING PROGRESS

FY2021 EPA Brownfields Coalition Assessment Grant

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3.a. Description of Tasks/Activities and Outputs

| | | | | | |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|
| Task/Activity 1: Programmatic Support | | | | | |
| i. Project Implementation: EPA-funded activities for the priority sites: cooperative agreement implementation and oversight; monthly team meetings <i>Non-EPA grant resources contributed:</i> in-kind resources: project team | | | | | |
| ii. Anticipated Project Schedule: Months 1-36 | | | | | |
| iii. Task/Activity Lead(s): Project Director with support from QEP (qualified environmental professional), project staff, and coalition partners. | | | | | |
| iv. Output(s): Quarterly reports, ACRES data entry; notes from monthly team meetings | | | | | |
| Task/Activity 2: Community Engagement | | | | | |
| Project implementation coordination and delivery of active community engagement throughout the project lifetime that builds previous efforts of the County, including securing site access; community engagement meetings within the target areas that educate community members on brownfields and the importance of addressing these sites; site selection through community input. Discussion of EPA-funded activities for priority site(s), if applicable: A minimum of six community engagement meetings that will include a brownfields education program; community input on site recommendations, suitable reuse and redevelopment of assessed sites; and a planning charrette with community partners and members. Updates and presentations given at public meetings. <i>DeKalb County has not included health monitoring in the project as these activities will be dependent on the type of hazardous substances found at the brownfield site during the assessment phase or will be addressed in the site cleanup planning. DeKalb County will coordinate with the County Health Department as appropriate for health monitoring activities.</i> | | | | | |
| ii. Anticipated Project Schedule: Months 2-30 | | | | | |
| iii. Task/Activity Lead(s): Project Director with support from QEP, project staff, and coalition partners | | | | | |
| iv. Output(s): Community Involvement Plan; community meeting summaries; community input on cleanup/reuse plans | | | | | |
| Task/Activity 3: Phase I and Phase II Assessments | | | | | |
| i. Project Implementation: <i>EPA-funded activities for the priority site(s):</i> A GIS-based brownfield site inventory update will be conducted after the grant agreement is executed; Based on inventory results and community site recommendations, Phase I ESAs will be completed and further Phase II ESAs as indicated by Phase I findings. For Site No. 2 (vacant gas station) the USTs will need to be assessed and removed in order to prepare for redevelopment. <i>EPA-funded activities for non-priority site(s):</i> Identical work will be completed at sites that are identified in the public engagement and brownfields inventory processes. <i>Non-EPA grant resources contributed:</i> In-kind resources – staff time for oversight of the QEP. | | | | | |
| ii. Anticipated Project Schedule: Months 4-30 | | | | | |
| iii. Task/Activity Lead(s): QEP with oversight by the Project Director and technical director | | | | | |
| iv. Output(s): site inventories; Twenty Phase I and eight Phase II environmental site assessment reports; asbestos and lead-based paint surveys (as needed); generic Quality Assurance Plan (QAPP) and eight sites-specific QAPPs | | | | | |
| Task/Activity 4: Site-specific Cleanup and Reuse Planning | | | | | |
| i. Project Implementation: <i>EPA-funded activities for the priority site(s):</i> Cleanup plans/ABCAs for 8 sites, Site Reuse Plan for up to 8 Sites with concept level renderings and economic analysis. Market Study & infrastructure Evaluation for areas specified by Coalition Members as project evolves. <i>EPA-funded activities for non-priority site(s):</i> Identical work will be completed at sites that are identified in the public engagement and brownfields inventory processes, if warranted and as funds allow. <i>Non-EPA grant resources contributed:</i> In-kind resources - planning department and economic development staff of Coalition partners (200 hours assumed over life of grant). | | | | | |
| ii. Anticipated Project Schedule: Months 7-33 | | | | | |
| iii. Task/Activity Lead(s): Project Director with assistance from QEP and coalition partners | | | | | |
| iv. Output(s): A minimum of five cleanup and reuse plans and visual renderings | | | | | |

3.b. Cost Estimates: The Coalition is requesting \$600,000.

| Budget Table | | | | | |
|---------------------------|------------------------------|--------------------------------|----------------------|--------------------------|------------------|
| Project Tasks | | | | | |
| | 1: Program Management | 2: Community Engagement | 3: Assessment | 4: Reuse Planning | Total |
| Travel | \$8,000 | | | | \$8,000 |
| Supplies | | \$4,000 | | | \$4,000 |
| Contractual | \$28,000 | \$36,000 | \$344,000 | \$180,000 | \$588,000 |
| Category subtotals | \$36,000 | \$40,000 | \$344,000 | \$180,000 | \$600,000 |

FY2021 EPA Brownfields Coalition Assessment Grant

Lead: Decide DeKalb (serving as the lead) economic development agency of DeKalb County, Georgia
Partners: Cities of Avondale Estates, Chamblee, and Tucker, and DeKalb County Government

Task 1 Programmatic Support: \$8,000 travel funds to training and workshops (to cover registration fees, transportation, hotel, per diem): \$7,000,000 for two team members to attend the national conference including airfare and \$1,000 for three trips to the Georgia brownfields conference and regional economic redevelopment meetings for two team members. \$28,000 (280 hours of QEP support over three years at an average of \$100 per hour) to support county staff in implementation and oversight of the project. **Total Task 1 costs = \$36,000**

Task 2 Community Engagement: Community Involvement Plan (set fee of \$3,000); \$33,000 (330 hours of QEP support over three years at an average of \$100 per hour) includes meetings with property owners, support in public meetings, creating presentation materials, and drafting community outreach plans. Also includes planning charrettes/economic development roundtable meetings to engage stakeholders such as business leaders, brokers, and developers to determine deterrents/opportunities for private investment and provide recommendations on how to remove/leverage. The Coalition is also requesting supplies to cover flyers, presentation materials, virtual hosting platform fees, etc. (set fee of \$4,000). **Total Task 2 costs = \$40,000.**

Task 3 Brownfield Site Identification and Assessments: One generic Quality Assurance Project Plan (QAPP) set fee of \$5,000; **20 Phase I ESAs** at \$3,500, each subtotal \$70,000; **eight Phase II ESAs (with** requisite site-specific QAPPs) are estimated to cost per site between \$20,000 to \$50,000 based on size and complexity (average Phase II cost: \$33,625) , approximated \$269,000; **Total Task 3 costs = \$344,000.**

Task 4 Site-specific Cleanup and Reuse Planning: Cleanup plans/ABCAs for eight sites at \$6,000 each, (\$48,000); Site Reuse Plans for up to eight Sites with concept level renderings and economic analysis at \$12,500 each (\$100,000); Market Study and infrastructure Evaluation for areas specified by Coalition Members as project evolves (\$32,000). **Total Task 4 costs = \$180,000**

3.c. Measuring Environmental Results: The Project Director will be responsible for tracking, measuring, and evaluating progress through measurable outcomes and outputs in ACRES and quarterly reports through implementation of an efficient project management system. A spreadsheet of expected outputs and outcomes will be maintained and updated quarterly. The project team will review progress at bi-monthly meetings and will adjust activities to ensure successful implementation of the project that align with the goals of the Coalition. When necessary, the EPA project officer will be consulted to address any obstacles or challenges to progress. Anticipated outputs include: number of sites added to site inventory; community meetings/charrettes held; ACRES entries; Phase I and II ESAs completed; ABCAs completed; site reuse assessments created; quality and feasibility of redevelopment plans; site reuse visioning; infrastructure evaluation; and evaluation of market viability. Reports to EPA, MBE/WBE forms, and closeout reporting will also be outputs. Anticipated outcomes include: number of attendees at community meetings/events; sites and acres able to be marketed with an understanding of environmental conditions; sites made available for reuse; jobs created; dollars leveraged; contaminant concentrations reduced; acres of green space created; meaningful engagement of potential developers, and sites redeveloped. Qualitative measures of long-term community education and overall improvement of quality of life will be monitored through surveys. Progress will also be measured against anticipated deadlines and community satisfaction.

3. PROGRAMMATIC CAPABILITY AND PAST PERFORMANCE

4.a. Programmatic Capability

4.a.i. Organizational Structure and **ii. Description of Key Staff:** The Decide DeKalb project team has successfully managed their RLF project since the 2012 grant award. The project team, in coordination with the proposed coalition partners and the QEP, will work to identify eligible sites as Decide DeKalb then makes recommendations to the Brownfields Advisory Board for final site selection. The Advisory Board is comprised of community members with expertise in business, finance, philanthropy, and legal services.

The current project director is well qualified to ensure the success of the assessment project. Jen Hagler, redevelopment and strategic initiative manager for Decide DeKalb, will serve as the project manager. Ms. Hagler currently oversees brownfields, tax allocation districts (TADs), new markets tax

FY2021 EPA Brownfields Coalition Assessment Grant

Lead: Decide DeKalb (serving as the lead) economic development agency of DeKalb County, Georgia
Partners: Cities of Avondale Estates, Chamblee, and Tucker, and DeKalb County Government

credit (NMTC), Advance DeKalb (the economic growth initiative for the Authority), and WE DeKalb, a workforce down payment assistance program designed to increase home ownership in DeKalb County. As project manager, she will continue to work to keep all aspects of the program in compliance, track deliverables, and assist with public outreach and community involvement. Prior to this role, Ms. Hagler served as manager of global business development at the Metro Atlanta Chamber (MAC). She received a baccalaureate in Psychology from the University of Tennessee in Knoxville and a Master of Science in Public Policy and a Master of City and Regional Planning from Georgia Institute of Technology in Atlanta.

The project finance director is Dorian DeBarr, Decide DeKalb's interim president. Mr. DeBarr will continue to request drawdowns from the EPA, assist with expense tracking, and serve as the point of contact for Decide DeKalb for all federal, state, and local grants in terms of financial compliance. With more than 15 years' experience leading accounting and finance teams across a variety of industries throughout Georgia, Mr. DeBarr's previous role was vice president of finance for Invest Atlanta, the City of Atlanta's development authority. His extensive brownfields RLF experience with multiple organizations makes him an asset to this assessment project. He earned both his Master of Accounting and Bachelor of Business Administration from Georgia Southern University. Each coalition partner will be involved in the review and decision process, as well as to provide specific community input: Sam Collier (behalf of the City of Avondale Estates), executive director of the Downtown Development Authority of Avondale Estates, represents Avondale Estates; Catherine Lee, community and economic director, represents Chamblee; Cedric Hudson, planning administrator, represents DeKalb County; and John McHenry, community and development director, represents Tucker.

4.a.iii. Acquiring Additional Resources: Decide DeKalb followed the procedures detailed in 2 CFR 200 and EPA's rule at 2 CFR 1500 to procure a QEP for its RLF. A competitive, public request for qualifications was released and a QEP deemed most qualified was selected. A contract with the selected firm was negotiated. The selected firm provides technical and programmatic support for all aspects of the proposed project. Decide DeKalb will follow a similar process if additional resources are needed.

4.b. Past Performance and Accomplishments

4.b.i. Currently or Has Ever Received an EPA Brownfields Grant: DeKalb County received an EPA \$900,000 BRLF grant in 2012. The grant project oversight was transferred to Decide DeKalb to act on the County's behalf. During this oversight transfer period, there was high turnover in project managers. However, since Ms. Hagler's onboarding, there has been more engagement with stakeholders and more consistent, informative updates to EPA on the projects' progress. Since the initial \$900,000 grant, Decide DeKalb was successfully award \$300,000 in supplemental RLF funding in 2015 and \$500,000 in 2018. Current awards to date total \$1.7 million, including \$800,000 for Pullman Yard's soil cleanup (ongoing). Other successful projects are Doraville Sixty (\$502,000), the City of Lithonia (\$184,000), East Decatur Greenway (\$108,000), and SL Covington Place (\$200,000). To date, all EPA funds have been drawn down and are off EPA books.

| Significant Accomplishments | |
|-------------------------------------------------------------------------|---------------|
| Acres Assessed/Cleaned Up: | 60 Acres |
| Estimated Direct Redevelopment Dollars Invested in assessed sites: | \$200 million |
| Estimated Permanent (and, Temporary) Jobs Directly Created or Retained: | 150 Jobs |

4.b.i Compliance with Grant Requirements: In addition to previous successes, all quarterly performance reports have been submitted to the EPA project officer in a timely manner and ACRES data continues to be updated. The Pullman Yard soil remediation project is currently on track, including compliance with the grants' terms and conditions, completing the projects according to the work plans and schedules, achieving and reporting the expected results, and submitting all required reports in a timely manner.

Threshold Criteria
Decide DeKalb Coalition, Georgia

A statement of “lead entity” applicant eligibility if a city, county, state, or tribe: The lead applicant is a county-level government unit as defined under 2 CFR § 200.64 as an official Economic Development District of DeKalb County, Georgia.

Documentation of “lead entity” applicant and coalition member eligibility if other than city, county, state, or tribe: Not applicable as each is a local government unit.

Letters of commitment from each coalition member or an active Memorandum of Agreement, if applicable: Please see attached.

Description of community involvement: The Coalition recognizes the important role of community engagement in a project’s success as seen in the recent public involvement efforts surrounding the Decide DeKalb EPA RLF grant. To guide the RLF, a brownfields advisory board was formed with representatives from the community partners listed above and other community stakeholders. This advisory board will be expanded to include key members from the coalition partners (DeKalb County, Chamblee, Tucker, and Avondale Estates) and project partners, as well as other interested parties and communities within DeKalb County. This advisory board will meet with the project team at least quarterly to review project progress, make adjustments as needed, and provide feedback to and from the community at large, particularly residents of the target areas. The project team will carefully consider and respond to any community concerns raised or through other community outreach and input. Additional public engagement activities will occur quarterly or at other appropriate times in the project. Virtual platforms will be considered to engage members of the community to provide safe meeting space due to COVID-19. Public participation to involve and inform the impacted communities through a variety of forums including public meetings, newsletters, project webpage on Decide DeKalb’s website, social media outlets, and awareness activities at public events is critical. As DeKalb County supports over 60 languages with 19% of its population identified as English learners, community outreach and meetings will include translation services and closed captions and/or sign language for handicapped participants. For this project, the communications plan will include both formal and informal communication strategies. The purpose of this will be not only to share information, but more importantly to collect feedback and solicit opinions on site selection, community needs, and potential redevelopment concepts.

Affirmative statement that the applicant does not have an active Assessment Grant: *The applicant does not currently have an active assessment grant.*

BOARD OF MAYOR
AND COMMISSIONERS

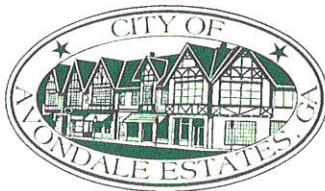
JONATHAN ELMORE
MAYOR

BRIAN FISHER
MAYOR PRO TEM

LIONEL LARATTE
COMMISSIONER

DEE MERRIAM
COMMISSIONER

LISA SHORTELL
COMMISSIONER



PATRICK BRYANT
CITY MANAGER

GINA HILL
CITY CLERK

ROBERT E. WILSON
CITY ATTORNEY

STEPHEN W. NICHOLAS
CITY JUDGE

September 23, 2020

Jen Hagler, Project Director
Decide DeKalb Development Authority
1 West Court Square
Suite 460
Decatur, Georgia 30030

RE: Partnership Agreement – EPA Brownfields Coalition Grant

Dear Ms. Hagler,

Please accept this letter of commitment on behalf of the City of Avondale Estates. We are pleased to commit to our role as an active member of the FY21 Decide DeKalb EPA Brownfields Coalition Assessment team. We are pleased to support the Coalition's application for the 2021 US EPA Brownfields Assessment Coalition grant for community-wide assessments of environmentally impacted properties. The City of Avondale Estates is an eligible applicant due to its status as a local municipal government.

The City of Avondale Estates agrees that Decide DeKalb Development Authority (Decide DeKalb) will be the lead member of the coalition for the purposes of this grant application and subsequent award. Further, we understand Decide DeKalb must administer the grant, if awarded, be accountable to US EPA for proper expenditure of funds, and be the point of contact for the other coalition members.

The City of Avondale Estates understands that coalition members are not eligible in this grant round as applicants for additional community-wide or site-specific assessment grants, and that a coalition member wishing to apply as a separate applicant must withdraw from the coalition to be eligible for individual assessment funds.

We look forward to being an active member of this brownfields coalition. Moreover, we welcome the opportunity to work together for the betterment of our communities.

Sincerely,

Shannon Powell
Assistant City Manager



CITY OF CHAMBLEE

5468 PEACHTREE ROAD CHAMBLEE, GA 30341

September 23, 2020

Jen Hagler, Project Director
Decide DeKalb Development Authority
1 West Court Square
Suite 460
Decatur, Georgia 30030

RE: Partnership Agreement – EPA Brownfields Coalition Grant

Dear Ms Hagler,

Please accept this letter of commitment on behalf of the City of Chamblee. We are pleased to commit to our role as an active member of the FY21 Decide DeKalb EPA Brownfields Coalition Assessment team. We are pleased to support the Coalition's application for the 2021 US EPA Brownfields Assessment Coalition grant for community-wide assessments of environmentally impacted properties. The City of Chamblee is an eligible applicant due to its status as a local municipal government.

The City of Chamblee agrees that Decide DeKalb Development Authority (Decide DeKalb) will be the lead member of the coalition for the purposes of this grant application and subsequent award. Further, we understand Decide DeKalb must administer the grant, if awarded, be accountable to US EPA for proper expenditure of funds, and be the point of contact for the other coalition members.

The City of Chamblee understands that coalition members are not eligible in this grant round as applicants for additional community-wide or site-specific assessment grants, and that a coalition member wishing to apply as a separate applicant must withdraw from the coalition to be eligible for individual assessment funds.

We look forward to being an active member of this brownfields coalition. Moreover, we welcome the opportunity to work together for the betterment of our communities.

Sincerely,

CATHERINE LEE

Community and Economic Development Director
City of Chamblee, Georgia
clee@chambleega.gov



City of Tucker

OFFICE OF THE CITY MANAGER

Tami Hanlin
City Manager

Toni Jo Howard
Assistant
City Manager

John McHenry
Assistant
City Manager

September 16, 2020

Jen Hagler, Project Director
Decide DeKalb Development Authority
1 West Court Square
Suite 460
Decatur, Georgia 30030

RE: Partnership Agreement – EPA Brownfields Coalition Grant

Dear Ms. Hagler,

Please accept this letter of commitment on behalf of the City of Tucker. We are pleased to commit to our role as an active member of the FY21 Decide DeKalb EPA Brownfields Coalition Assessment team. We are pleased to support the Coalition's application for the 2021 US EPA Brownfields Assessment Coalition grant for community-wide assessments of environmentally impacted properties. The City of Tucker is an eligible applicant due to its status as a local municipal government.

The City of Tucker agrees that Decide DeKalb Development Authority (Decide DeKalb) will be the lead member of the coalition for the purposes of this grant application and subsequent award. Further, we understand Decide DeKalb must administer the grant, if awarded, be accountable to US EPA for proper expenditure of funds, and be the point of contact for the other coalition members.

The City of Tucker understands that coalition members are not eligible in this grant round as applicants for additional community-wide or site-specific assessment grants, and that a coalition member wishing to apply as a separate applicant must withdraw from the coalition to be eligible for individual assessment funds.

We look forward to being an active member of this brownfields coalition. Moreover, we welcome the opportunity to work together for the betterment of our communities.

Sincerely,

John McHenry
jmchenry@tuckerga.gov
770-530-9998 cell

Chief Executive Officer
Michael Thurmond

DEPARTMENT OF PLANNING & SUSTAINABILITY

Director
Andrew A. Baker, AICP

September 23, 2020

Jen Hagler, Project Director
Decide DeKalb Development Authority
1 West Court Square
Suite 460
Decatur, Georgia 30030

RE: Partnership Agreement – EPA Brownfields Coalition Grant

Dear Ms. Hagler,

Please accept this letter of commitment on behalf of DeKalb County. We are pleased to commit to our role as an active member of the FY21 Decide DeKalb EPA Brownfields Coalition Assessment team. We are pleased to support the Coalition's application for the 2021 US EPA Brownfields Assessment Coalition grant for community-wide assessments of environmentally impacted properties. The DeKalb County is an eligible applicant due to its status as a qualified local government.

DeKalb County agrees that Decide DeKalb Development Authority (Decide DeKalb) will be the lead member of the coalition for the purposes of this grant application and subsequent award. Further, we understand Decide DeKalb must administer the grant, if awarded, be accountable to US EPA for proper expenditure of funds, and be the point of contact for the other coalition members.

DeKalb County understands that coalition members are not eligible in this grant round as applicants for additional community-wide or site-specific assessment grants, and that a coalition member wishing to apply as a separate applicant must withdraw from the coalition to be eligible for individual assessment funds.

We look forward to being an active member of this brownfields coalition. Moreover, we welcome the opportunity to work together for the betterment of our communities.

Sincerely,



Cedric Hudson
Planning Administrator
DeKalb County Planning and Sustainability Department
Office 404-371-2789
Cell Phone 404-906-8162
Email address: chudson@dekalbcountyga.gov

Application for Federal Assistance SF-424

* 1. Type of Submission:

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

* 2. Type of Application:

- ☒ New
☐ Continuation
☐ Revision

* If Revision, select appropriate letter(s):

* Other (Specify):

* 3. Date Received:

10/26/2020

4. Applicant Identifier:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

* a. Legal Name:

Development Authority of DeKalb County

* b. Employer/Taxpayer Identification Number (EIN/TIN):

58-1500666

* c. Organizational DUNS:

0763333260000

d. Address:

* Street1:

1 West Court Square

Street2:

Suite 460

* City:

Decatur

County/Parish:

* State:

GA: Georgia

Province:

* Country:

USA: UNITED STATES

* Zip / Postal Code:

30030-2538

e. Organizational Unit:

Department Name:

Division Name:

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

* First Name:

Jennifer

Middle Name:

* Last Name:

Hagler

Suffix:

Title:

Organizational Affiliation:

* Telephone Number:

404 687 2735

Fax Number:

* Email:

jhagler@decidedekalb.com

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

D: Special District Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

Environmental Protection Agency

11. Catalog of Federal Domestic Assistance Number:

66.818

CFDA Title:

Brownfields Assessment and Cleanup Cooperative Agreements

* 12. Funding Opportunity Number:

EPA-OLEM-OBLR-20-06

* Title:

FY21 GUIDELINES FOR BROWNFIELD ASSESSMENT GRANTS

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

FY21 Decide DeKalb EPA Brownfields Coalition Assessment Project

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:*** a. Applicant * b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

17. Proposed Project:* a. Start Date: * b. End Date: **18. Estimated Funding (\$):**

| | |
|---------------------|-----------------------------------------|
| * a. Federal | <input type="text" value="600,000.00"/> |
| * b. Applicant | <input type="text" value="0.00"/> |
| * c. State | <input type="text" value="0.00"/> |
| * d. Local | <input type="text" value="0.00"/> |
| * e. Other | <input type="text" value="0.00"/> |
| * f. Program Income | <input type="text" value="0.00"/> |
| * g. TOTAL | <input type="text" value="600,000.00"/> |

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on .
- ☒ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☐ c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

☒ ** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title: * Telephone Number: Fax Number: * Email: * Signature of Authorized Representative: * Date Signed: